

Approach to Monitoring Commercial Flow Allocations in the NEI Service Area

Beginning April 20, 2007 and extending until the moratorium is lifted, allocation of flow for commercial construction in the NEI Service Area shall be limited to 80% of the average flow from commercial building permits in the Service Area over the prior two-year period. Building permits for commercial construction in the NEI Service Area will continue to be issued until this flow allocation limitation is reached.

Flows will be tracked at the by the County Building Inspections Office at the time building permits are issued. Regular reports on allocations from building permits and balances will be made to both the City and County.

Flow resulting from projects with building permits issued prior to allocation restrictions or from the redevelopment of a site within the NEI Service Area that utilizes existing allocations will not be counted against the flow allocation limitation, and “zero flow” sewer system extensions will be permitted in the NEI Service Area and in the Northside WWTP Area.

Within the City, construction documents submitted for commercial building permits for new construction or 50% building renovations must indicate specifications for installation of low-flow water conservation devices and fixtures exceeding the requirements of the North Carolina State Building Code. Failure to install such devices as determined at the time of final building inspection by the County shall result in withholding of the certificate of occupancy until installation.

City Council has identified water conservation measures as a priority item to help reduce flow and staff from the City and County supports this initiative. Ordinance modifications are required in order to enforce any mandatory conservation requirements. City and County staff will work to develop the required ordinance modifications and will bring them back to their respective governing bodies.

The procedures for the issuance of commercial and residential building permits and the other provisions of this policy are subject to modification based on applicable laws and regulations and the terms of any orders by the North Carolina Department of Environment and Natural Resources.

The effective date for implementing all ten recommendations for reduction of flows to the NEI is Friday, April 20, 2007.